

# CITY OF CHENEY

## MINUTES OF THE REGULAR CITY COUNCIL

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131 N MAIN ST  
COUNCIL CHAMBERS, CITY HALL  
May 12, 2016; 7:00 P.M.

### HONORABLE MAYOR BALL AND MEMBERS OF THE COUNCIL

#### CALL REGULAR MEETING TO ORDER

Mayor Ball declared a quorum present 7:00 pm and called the regularly scheduled meeting to order.

#### MEMBERS PRESENT

Mayor Linda Ball, council members present were Jeff Albers, Carl Koster, Philip Mize, Judy Lehner, and Greg Kampling. Staff present were Attorney Lee Parker, City Administrator Randall Oliver, Police Chief Ken Winter, Maintenance Superintendent Brad Ewy, Director of Golf Kevin Fowler, and City Clerk Danielle Young. Guests present were Travis Mounts- Times Sentinel Newspaper, Tricia Parker, and Terry and Linda Hague.

#### PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### DETERMINE AGENDA ADDITIONS

#### CONSENT AGENDA

All matters listed on the Consent Agenda are considered one motion and will be enacted by one motion. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

- a) Approve bills list.
- b) Approval of minutes for the April 14, 2016 City Council meeting
- c) Electrical Permit- Cheney Electric- 915 Filmore Lot 27
- d) Pool Permit- Superior Homes- 521 W Cherry Oaks Ct
- e) Roofing Permit- Oz Exteriors- 648 E Jayhawk Dr
- f) Roofing Permit- Eaton Roofing- 214 N Main
- g) Siding- Betty Webster- 746 N Lake Rd
- h) Siding- All States Exteriors- 416 Jefferson
- i) Water Well Permit- Premier Pump & Well- 226 W 3<sup>rd</sup> Ave
- j) Water Well Permit- Chase Drilling- 1136 N Lake Rd
- k) Water Well Permit- Weninger Drilling- 204 E 4<sup>th</sup> Ave

Council member Jeff Albers moved to adopt the Consent Agenda as listed.

Council member Carl Koster seconded the motion. Motion carried unanimously

#### PUBLIC AGENDA

Linda and Terry Hague asked for the procedures of developing the back section of their

property at 38625 W 23<sup>rd</sup> St. Administrator Oliver stated they would need to get with a contractor or engineer to draw up plans, petition for streets, meet the minimum lot sizes, and have it platted. Attorney Parker stated there are subdivision regulations they would need to follow and make sure there is public access to all properties. They should also check on the availability of utilities to the property. Hague asked if the City helped pay for any of the costs. Staff stated that the cost could be placed on special assessments over 20 years and there would need to be a personal guarantee from the Developer. The approval process for the preliminary and final plats with the Planning Commission and Council was explained. The building permit process was also explained and how the builder for the lot owner abides by building permit requirements and inspections are done by Sedgwick County.

## **OLD BUSINESS**

### **NEW BUSINESS**

#### **CONSIDERATION OF PURCHASING A TORO WORKMAN HDX**

Council member Carl Koster moved to purchase a Toro Workman HDX from Professional Turf Products for \$21,795.70.

Council member Phil Mize seconded the motion. Motion carried unanimously.

#### **CONSIDERATION OF AGREEMENT WITH LK ARCHITECTURE, INC**

The agreement was reviewed by Attorney Lee Parker.

Council member Jeff Albers moved to enter into an agreement with LK Architecture to master plan the park on south Main St.

Council member Greg Kampling seconded the motion. Motion carried unanimously.

#### **CONSIDERATION OF SELLING TWO UTILITY VEHICLES FOR THE GOLF COURSE**

Sealed bids were accepted for two utility vehicles. Two bids were received on each utility vehicle. Two bids were received on the 2000 Toro Workman for the same amount of \$250.00. Attorney Parker stated that there isn't anything that says how to break a tie. It was decided to go back to the two individuals who bid and ask them if they want to increase their bid.

Council member Greg Kampling moved to accept the high bid on the 2001 EZ Go from Jack Weiss at \$510 and rebid the 2000 Toro between the two individuals within 10 days.

Council member Judy Lehner seconded the motion. Motion carried unanimously.

#### **CONSIDERATION OF MAYOR BALL'S APPOINTMENTS FOR 2015-2016**

Mayor Ball requested Council's confirmation on the following appointments of officers for a one year term:

City Administrator:	Randall Oliver
City Clerk:	Danielle Young
Police Chief:	Kenneth Winter
Fire Chief:	Brad Ewy
City Attorney:	Lee Parker
Municipal Judge:	Gregory Keith

City Prosecutor: Mandi Stephenson  
City Treasurer: Roger Brown  
Police Officer: Craig Pittman  
Police Officer: Jeff Cole  
Police Officer: Mario Martinez  
Police Officer: Carey Sramek  
Police Officer part time: Jeremy watts

Council member Carl Koster moved to confirm the Mayor's appointments.  
Council member Phil Mize seconded the motion. Motion carried unanimously.

### **CONSIDERATION OF MAYOR BALL'S APPOINTMENTS FOR THE PLANNING COMMISSION**

Mayor Ball requested Council's confirmation on the following appointments:

Planning Commission:	Michelle Higgins	3 year term
Planning Commission:	Steve Gile	3 year term
Planning Commission:	Bret Albers	3 year term
Planning Commission:	Jami Babcock	3 year term

Council member Carl Koster moved to confirm the Mayor's appointments.  
Council member Greg Kampling seconded the motion. Jeff abstained. Motion carried 4-0-1.

### **CONSIDERATION OF AUTHORIZING THE MAYOR TO SIGN THE JOB CREATION AGREEMENT BETWEEN THE CITY OF CHENEY AND ALBERS FINISHING & SOLUTIONS LLC**

Council member Jeff Albers removed himself from his Council seat and abstained from discussion and voting.

The agreement was in connection with the CDBG awarded by the Department of Commerce.

Council member Greg Kampling moved to authorize the Mayor to sign the agreement.  
Council member Phil Mize seconded the motion. Motion carried 4-0-1. Albers abstained.

### **CONSIDERATION OF AUTHORIZING THE MAYOR TO SIGN THE STATE OF KANSAS ECONOMIC DEVELOPMENT GRANT AGREEMENT NO. 16-IN-R01 BETWEEN THE STATE OF KANSAS DEPARTMENT OF COMMERCE AND THE CITY OF CHENEY**

Council member Jeff Albers removed himself from his Council seat and abstained from discussion and voting.

A meeting was held earlier in the day with the Department of Commerce. The contract was presented and authorized the City to move forward with the CDBG. The CDBG Bidding process will be the next step.

Council member Phil Mize moved to authorize the Mayor to sign the grant agreement No. 16-IN-R01

Council member Carl Koster seconded the motion. Motion carried 4-0-1. Albers abstained.

**CONSIDERATION OF RESOLUTION 272-2016 DETERMINING THAT A NUISANCE EXIST WITHIN THE CORPORATE LIMITS OF THE CITY OF CHENEY, KANSAS AND ORDERING THE REMOVAL AND ABATEMENT OF SAID NUISANCE**

Council member Jeff Albers returned to his Council seat. The Resolution was passed last year for abatement of the property on 529 N Marshall. It will be served to the property tomorrow and a copy will be mailed. The City tried to go through the State's Illegal Dump program, but the State was unsuccessful at cleaning up the property. Council member Carl Koster moved to adopt Resolution 272-2016  
Council member Greg Kampling seconded the motion. Motion carried unanimously.

**CONSIDERATION OF VERIZON WIRELESS ANTENNA AND SITE LAYOUT AT THE WATER TOWER**

A final site and plan layout was presented from Verizon. Oliver asked for Council to approval the layout. A structural engineer has stated the water tower is adequate to support the Verizon antenna. There will be an 8' fence constructed around the equipment. The noise from the generator was discussed since it will be near a residential area.

Council member Carl Koster moved to approve the Verizon Wireless site layout plan subject to verification of a residential rated muffler.

Council member Jeff Albers seconded the motion. Motion carried unanimously.

**PRESENTATION OF EMERGENCY SERVICE BY DANIELLE YOUNG**

Clerk Young presented her MPA topic of EMS in rural communities.

**POLICE REPORT**

Police Chief Ken Winter stated that Officer Martinez and Officer Cole had completed their bike patrol training. Winter also reported that the VIN inspections are going well.

**FIRE REPORT**

Fire Chief Brad Ewy reported that the firefighter is still in the hospital.

**MAINTENANCE REPORT**

Maintenance Superintendent Brad Ewy reported that the new sewer truck was purchased and picked up from Denver.

A Department of Labor audit was conducted and the City did well. There are a few corrections, but they will be sent to KDOL by July 1<sup>st</sup>.

The maintenance department started filling the pool and the new pool ladder has been installed.

The sewer film will be reviewed so the final payment can be made to Layne Inliner.

**GOLF COURSE REPORT**

Director of Golf asked for permission to sell the 2004 Workman. There were no objections. Fowler reported that in April 2015, lightning struck a tree and irrigation controller and the controller was replaced. A professional recently looked at the tree and

it will eventually need to be cut down before it falls on the green, cart path or irrigation line in the pond. The City is checking with insurance to see if the tree removal is covered.

Fowler also reported that Harper Industries filmed a verticutter machine at the course for marketing purposes.

### **ADMINISTRATOR'S REPORT**

Administrator Oliver stated he has been working with ATT on several city phone lines. City Hall is looking to switch to Cox from ATT to have a rollover to the second line. A generator may have to be installed at City Hall to operate the fire radio with the changes.

There will be a Budget workshop at the next Council meeting.

Oliver congratulated Mayor Linda Ball on her 35 years with the City.

### **ATTORNEY'S ITEMS**

Attorney Lee Parker had nothing additional to report.

### **CLERK'S ITEMS**

Clerk Young stated there was Cake to celebrate Linda's 35 years.

### **MAYOR'S ITEMS**

Mayor Ball had nothing to report.

### **COUNCIL ITEMS**

Council member Carl Koster asked about the concession items for the pool.

Koster also stated that there had been confusion about the permit to drill the well at the new ball fields. Citizens are concerned about their water levels with the 120 gallon/minute well. Oliver stated the City owned the land so the permit was under the city, but now that the school owns the land the permit is being switched to the School District.

The SCAC meeting will be held on Saturday at Botantica at 9am with Mark Bennett as the speaker.

The Chamber is planning a fundraiser for Pastor Joe.

June 24<sup>th</sup> is the REAP Water Summit.

Koster asked staff to reschedule the employee Picnic.

Council member Jeff Albers had nothing to report.

Council member Philip Mize had nothing to report.

Council member Judy Lehner had nothing to report.

Council member Greg Kampling had nothing to report.

### **EXECUTIVE SESSION FOR NON-ELECTED PERSONNEL**

Council member Carl Koster moved that the City Council recess into executive session pursuant to non-elected personnel KSA 75-4319 (b)(1) at 9:10 pm for 10 minutes with City Attorney Lee Parker and City Administrator Randall Oliver.

Council member Jeff Albers seconded the motion. Motion carried unanimously.

Mayor Ball stated Council was back in session at 9:20 pm with no binding action taken.

Council member Carl Koster moved to recognize the City Clerk, who has received her MPA to increase her annual salary by \$5,000. Effective next pay period.

Council member Judy Lehner seconded the motion. Motion carried unanimously.

**ADJOURN**

Council member Jeff Albers moved to adjourn at 9:25 pm.

Council member Carl Koster seconded the motion. Motion carried unanimously.

  
Linda Ball, Mayor

(seal)

Attest:

  
Danielle Young, City Clerk